



GRASSROOTS
REALTY GROUP

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203, 315 3 Street SE
Calgary, Alberta

MLS # A2151277



\$390,000

Division:	Downtown East Village		
Type:	Residential/High Rise (5+ stories)		
Style:	High-Rise (5+)		
Size:	833 sq.ft.	Age:	2010 (14 yrs old)
Beds:	2	Baths:	2
Garage:	Parkade		
Lot Size:	-		
Lot Feat:	-		

Heating:	Baseboard	Water:	-
Floors:	Carpet	Sewer:	-
Roof:	-	Condo Fee:	\$ 553
Basement:	-	LLD:	-
Exterior:	Brick, Concrete, Stone	Zoning:	CC-ET
Foundation:	-	Utilities:	-
Features:	Granite Counters		

Inclusions: N/A

Discover the perfect blend of luxury and convenience in this 2-bedroom, 2-bathroom unit at Riverfront Pointe, perfect for investment property. This unique home features a spacious entryway, a modern kitchen with granite countertops and stainless steel appliances, and an open living area with floor-to-ceiling windows that let in abundant natural light. Enjoy breathtaking river pathway views from your expansive balcony, perfect for entertaining. The primary bedroom boasts a 4-piece ensuite, while the second bedroom offers excellent privacy. Additional highlights include in-suite laundry, heated underground parking, and a newly renovated fitness area. Located in the heart of East Village, you'll have easy access to the river, pathways, and local dining options.